

MOTION BY SUPERVISOR MICHAEL D. ANTONOVICH DECEMBER 16, 2003

In many rural areas of Los Angeles County, such as Agua Dulce, Acton, and the Antelope Valley, residents rely upon water wells for potable water in their households. Given the cost and permitting requirements for new water wells, property-owners often combine their resources and share one well for as many as four properties. The County's Zoning Ordinance requires that a conditional use permit, or "CUP," be obtained in advance of constructing a shared well.

Securing a CUP is costly and time-consuming, particularly for those individuals who are not familiar with the entitlement approval process. Residents feel that is unfair to expend thousands of dollars in permitting fees and endure a lengthy approval process, particularly since these costs are above and beyond what is already required to drill for the water well itself.

Land uses that require a CUP are typically those which have some direct or indirect environmental impact upon surrounding property-owners, such as night-clubs and establishments that sell or serve alcohol. With respect to a proposed water well, there does not appear to be any significant impacts with respect to noise, aesthetics, viewsheds, or other related issues. So long as the appropriate Health Department permit is obtained, and necessary easements are recorded, there is relatively little or no impact upon surrounding property-owners.

I, THEREFORE, MOVE that the Department of Regional Planning, with assistance from the County Counsel, investigate the issues associated with requiring a conditional use permit for shared water wells, determine whether the County should modify, scale back, or eliminate the CUP requirement, and report back to the Board of Supervisors within thirty days.

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MDA:pno
sharedwellcup

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MOLINA _____

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